

WESTERN ADDITION A-2
CITIZENS ADVISORY COMMITTEE



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t, the CAC may limit the amount of time allocated for each speaker on particular matters.

MEM

Mary Rogers
Chair

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Jimi Harris*
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Barbara Meskunas
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PLANNING & DEVELOPMENT
SUBCOMMITTEE

6:00 – 8:00 PM, TUESDAY, JULY 26, 2005

The Fillmore Center
1475 Fillmore Street
San Francisco, CA 94115

(*) – Planning &
Development
Committee Member

- I. Call to Order/Recognition of a Quorum/Roll
- II. Approval of Minutes
- III. Brothers for Change - (Ace Washington)



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ential RFP's:

1345 Turk Street

Scott Street

Parcel G

era Plaza retail

rman Studios

00 Webster Street

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usiness:

a. Japantown Task Force and CAC

- VIII. Public Comment/Announcements
- IX. WACAC Members Questions and Matters
- X. Announcement of future meeting Dates and Places
- XI. Adjournment

DOCUMENTS DEPT.

JUL 26 2005

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JLAR MEETING TIME OF THE MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE IS EVERY
D THURSDAY OF THE MONTH BEGINNING AT 6:00 P.M. AT VARIOUS LOCATIONS IN THE REDEVELOPMENT
PROJECT AREA. PLEASE CONTACT THE REDEVELOPMENT AGENCY AT
2400 OR VISIT THE WEBSITE: WWW.SFGOV.ORG TO CONFIRM THE TIME AND DATE OF A WA-CAC MEETING

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**WESTERN ADDITION A-2
CITIZENS ADVISORY COMMITTEE**

MEMBERS

Opportunities for public comment are provided after WACAC discussion on each agenda item. Pursuant to the Brown Act, the CAC may limit the amount of time allocated for each speaker on particular matters.

Mary Rogers
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Rev. Arnold
Townsend*

*) - Planning &
Development
Committee Member

**PLANNING & DEVELOPMENT
SUBCOMMITTEE**

6:00 – 8:00 PM, TUESDAY, JULY 26, 2005

**The Fillmore Center
1475 Fillmore Street
San Francisco, CA 94115**

- I. Call to Order/Recognition of a Quorum/Roll
- II. Approval of Minutes
- III. Brothers for Change - (Ace Washington)
- IV. Promotions Office
 - a. Lease termination
- V. Establishing new CAC issue-related subcommittees
 - a. Consideration to amend the by-laws to add issue related subcommittees.
- VI. Staff Report
 1. Potential RFP's:
 - a. 1345 Turk Street
 - b. Scott Street
 - c. Parcel G
 2. Opera Plaza retail
 3. Harman Studios
 4. 1600 Webster Street
 5. Promotion Office Update
- VII. New Business:
 - a. Japantown Task Force and CAC
- VIII. Public Comment/Announcements
- IX. WACAC Members Questions and Matters
- X. Announcement of future meeting Dates and Places
- XI. Adjournment

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THE REGULAR MEETING TIME OF THE MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE IS EVERY SECOND THURSDAY OF THE MONTH BEGINNING AT 6:00 P.M. AT VARIOUS LOCATIONS IN THE REDEVELOPMENT PROJECT AREA. PLEASE CONTACT THE REDEVELOPMENT AGENCY AT (415) 749-2400 OR VISIT THE WEBSITE: WWW.SFGOV.ORG TO CONFIRM THE TIME AND DATE OF A WA-CAC MEETING

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≡ WESTERN ADDITION A-2
CITIZENS ADVISORY COMMITTEE

PUBLIC COMMENTS ON AGENDA ITEMS: LIMITED TO 2 MINUTES

NOTE: *The public will have the opportunity to comment on agenda items prior to any action taken by the CAC members pursuant to the Brown Act. Prior to adjournment, after Item No. III, the public will have the opportunity to comment on items not on the agenda.*

≡ PLANNING & DEVELOPMENT
SUBCOMMITTEE

6:00 – 8:00 PM, THURSDAY, SEPTEMBER 15, 2005

San Francisco Redevelopment Agency
770 Golden Gate Avenue, Third Floor
San Francisco, CA 94102

≡ Agenda

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- I. Call to Order/Recognition of a Quorum/Roll
- II. Future Agency Requests for Proposals:
- a. 1345 Turk Street -- Recommendation
 - b. 1210 Scott Street – Recommendation
 - c. Parcel G (Southeast corner of Fulton & Gough) – Recommendation
- III. WACAC Members' Questions & Comments
- IV. Public Comment
- V. Announcement of future meeting dates and locations
- VI. Adjournment

SEP 16 2005

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THE REGULAR MEETING TIME OF THE WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE IS EVERY SECOND THURSDAY OF THE MONTH BEGINNING AT 6:00 P.M. AT VARIOUS LOCATIONS IN THE REDEVELOPMENT PROJECT AREA. PLEASE CONTACT GAYNELL ARMSTRONG, PROJECT MANAGER, WESTERN ADDITION A-2

AT

(415) 749-2593 or Gaynell.Armstrong@sfgov.org

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Opportunities for public comment are provided **after** presentation of each agenda item. Pursuant to the Brown Act, the CAC may limit the amount of time allocated for each speaker on particular matters.

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Subcommittee

(**)Budget & Finance
Subcommittee

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Sheryl Davis
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**MAYOR'S WESTERN ADDITION A-2
CITIZENS ADVISORY COMMITTEE**

PLANNING AND DEVELOPMENT COMMITTEE

THURSDAY, OCTOBER 27, 2005
San Francisco Redevelopment Agency
770 Golden Gate Avenue, 3rd Floor
San Francisco, CA 94102
6:00 – 8:00 P.M.

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OCT 25 2005

A G E N D A

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- 1) Call to Order/Recognition of a Quorum/Roll Call
- 2) SFRA Matters:
 - a. Parcel G – Issuance of a Request for Proposal for development services, including architectural and property management services, but excluding support services, for the development of 115 units of supportive studio units for the formerly homeless. Kate Hartley. **Requested Action:**
- 3) Introduction of development team for the Rosa Parks Senior Housing Development. Juan Monsanto, San Francisco Housing Authority.
- 4) Presentation of the intent to reopen and relocate a small business, a "Street Vendor" formerly located on Ellis and Fillmore Streets, to a store front on Fillmore Street. Keith L. Carlisle.
- 5) Presentation on the Fish Center, located at 1520 Fillmore. David Chung, Owner.
- 6) Members' Questions & Comments
- 7) Public Comment (Persons wishing to address the Members on Non-Agenda, but CAC-related matters)
- 8) Adjournment

FOR QUESTIONS, CONTACT:
MS. GAYNELL ARMSTRONG, PROJECT MANAGER, WESTERN ADDITION A-2
(415) 749-2593 OR Gaynell.Armstrong@sfgov.org
San Francisco Redevelopment Agency 770 Golden Gate Avenue San Francisco CA
94102

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MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE



Planning & Development Subcommittee

Monday, November 14, 2005
6:00 p.m. to 8:00 p.m.

San Francisco Redevelopment Agency
770 Golden Gate Avenue, 3rd Floor
San Francisco, CA 94102

Agenda

1. Call to order
 - a. Recognition of a quorum
 - b. Roll call
2. Approval of minutes.
3. Staff report.
4. Central Freeway Parcel C (southwest corner of Golden Gate Avenue and Franklin Street), a 100 unit senior affordable housing project. – Status update, program overview, and introduction of development team: Mission Housing Development Corporation, the John Stewart Company, and Divine & Gong.
Requested Action: _____
5. Supporting a Fifth Amendment to the Disposition and Development Agreement with San Francisco Care Center, L.P., a California limited partnership to revise the Declaration of Affordability Restrictions for the project located at 1015 – 1019 Van Ness Avenue; Western Addition A-2 Redevelopment Project A-2.
Requested Action: _____

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6. Supporting the conditional approval of the schematic design for the proposed mixed-use development at 1355 – 1375 Sutter Street; Western Addition A-2 Redevelopment Project Area

- a. Supporting an Owner Participation Agreement with Sutter Place, LLC, a California limited liability company for the proposed mixed-use development with 128 residential units at 1355 – 1375 Sutter Street; Western Addition A-2 Redevelopment Project Area

Requested Action: _____

7. Supporting the conditional approval of the schematic design for the proposed eight-unit, for-sale residential development at 238 Olive Street; Western Addition A-2 Redevelopment Project Area

Supporting the conditional approval of schematic design

- a. Supporting an Owner Participation Agreement with the Owner of 238 Olive Street for the proposed eight-unit, for-sale residential development located at 238 Olive Street; Western Addition A-2 Redevelopment Project Area

Supporting Owner Participation Agreement

Requested Action: _____

8. Members' questions and comments.
9. Public comment. (Persons wishing to address the members on non-agenda, but CAC related matters.)
10. Adjournment

For Questions Contact:
Gaynell Armstrong, Project Manager, Western Addition A-2
(415) 749-2593 or Gaynell.Armstrong@sfgov.org

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*Executive
Committee:*
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MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE



Planning & Development Subcommittee Special Meeting

Friday, January 6, 2006
11:30 a.m. to 1:30 p.m.

Powell's Restaurant
1521 Eddy Street
San Francisco, CA 94115

Agenda

1. Call to order
 - a. Recognition of a quorum
 - b. Roll call
2. Update and follow-up discussion related to Agency-owned property located at 1210 Scott Street.

Recommendation/Action _____

3. Staff report.
4. Public comments.
5. WACAC Members questions and comments.
6. Adjournment

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Townsend *

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Barbara Meskunas
Sheryl Davis
Rev. Arnold
Townsend

MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE



Planning & Development Subcommittee

Thursday, January 26, 2006
6:00 p.m. to 8:00 p.m.

San Francisco Redevelopment Agency
770 Golden Gate Avenue, 3rd Floor
San Francisco, CA 94102

Agenda

1. Call to order
 - a. Recognition of a quorum
 - b. Roll call
2. Approval of minutes.
3. Old Business.
 - a. 1210 Scott Street: Report of the Chair on the series of special meetings held to discuss an alternative development proposal and the proposed Request for Proposals for development of affordable ownership housing of this Agency owned property. Western Addition A-2 Redevelopment Project A-2.

Action/Recommendation: _____

- b. Supporting a Fifth Amendment to the disposition and Development Agreement with the San Francisco Care Center, L.P., a California limited partnership, to revise the Declaration of Affordability Restrictions for the project located at 1015-1019 Van Ness Avenue (Assessor's Block 714, Lot 28); Western Addition A-2 Redevelopment Project A-2.

Action/Recommendation: _____

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- c. Supporting the proposed refinancing plan for and transfer of ownership of the Kokoro Assisted Living facility at 1881 Bush Street, including additional Redevelopment Agency funds of approximately \$5,250,000.

Action/Recommendation: _____

4. New Business:

- a. Geary Corridor BRT Study update: Staff of the Transportation Authority will update the subcommittee on progress with the Geary Corridor Bus Rapid Transit Study which aims to improve transit service and pedestrian safety on Geary Boulevard. The Study will determine what elements and street configuration of BRT (dedicated lanes, transit signal priority, NextBus information, improved shelters and way-finding materials, etc.) might best benefit the wide range of transit riders, drivers and pedestrians compared to a no-build option. Outreach information.

Action/Recommendation: _____

- b. Supporting a new 10,000 square feet retail outlet for the sale of Specialty Beer, Wine, Spirits and Gourmet Foods, known as Beverages and More (BEVMO) located at 1301 Van Ness Avenue at Sutter.

Action/Recommendation: _____

5. Staff Report:

6. Members' questions and comments.

7. Public comment. (Persons wishing to address the members on non-agenda, but CAC related matters.)

8. Adjournment

MEMBERS
(Vacant)
Chair
Barbara Meskunas
Vice Chair **

MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE



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Charles Spencer**
Rev. Arnold
Townsend *

Subcommittees:
(*) Planning &
Development
(**) Budget &
Finance

**Executive
Committee:**
Barbara Meskunas
Sheryl Davis
Rev. Arnold
Townsend

Planning & Development Subcommittee

**Thursday, March 23, 2006
6:00 p.m. to 8:00 p.m.**

**African American Art & Culture Complex
Nia Conference Room
762 Fulton Street, 2nd Floor
San Francisco, CA 94102**

Agenda

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each speaker on
particular
matters.

1. Call to order
 - a. Recognition of a quorum
 - b. Roll call
2. Approval of minutes
3. Old Business
 - a. Update on Muni Substation, Chair
Action/Recommendation _____
 - b. Update on 1210 Scott Street, Chair
Action/Recommendation _____
 - c. Update on the Community Benefits District
Action/Recommendation _____
4. New Business
None
5. Staff Report
6. Members' questions and comments

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7. Public comment. (Persons wishing to address the members on non-agenda, but CAC related matters.)
8. Adjournment

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MEMBERS
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Vice Chair **

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Secretary **
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Rev. Arnold Townsend *

Subcommittees:
(*) Planning &
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(**) Budget & Finance

Executive Committee:

Barbara Meskunas
Sheryl Davis
Rev. Arnold Townsend

MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE



Planning & Development Subcommittee

**Thursday, April 27, 2006
6:00 p.m. to 8:00 p.m.**

**African American Art & Culture Complex
Nia Conference Room
762 Fulton Street, 2nd Floor
San Francisco, CA 94102**

Agenda

Opportunities for public comment are provided after presentation on each agenda item. Pursuant to the Brown Act, the CAC may limit the amount of time allocated for each speaker on particular matters.

1. Call to order
 - a. Recognition of a quorum
 - b. Roll call
2. Approval of minutes
3. Old Business
 - a. Update 1746 Post Street the site of the Hokubei Mainichi Newspaper and Radio Station and future home of the JPOP Center (Denise Blades, SFRA)
Action/Recommendation _____
 - b. Presentation on the Schematic Design and the Predevelopment Loan Increase Request for the Mary Helen Rogers Senior Community (Central Freeway Parcel C), located at the southwest corner of Golden Gate Avenue and Franklin Street, Western Addition A2 Redevelopment Project Area; Citywide Housing Tax Increment Program (Tiffany Bohee, SFRA)
Action/Recommendation _____
 - c. Supporting staff's recommendation that the Agency cast an assessment ballot in the affirmative on behalf of the Agency Commission as the

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owners of the Muni Substation parcel and the Ellis Street Driveway parcel in an initial assessment amount of approximately \$10,752 for the Fillmore Jazz District Community Benefit District ("CBD") in the Western Addition Redevelopment Project Area A-2. (Denise Blades, SFRA)

Action/Recommendation _____

- d. Update on Fillmore Jazz Preservation District promotional activities – FillmoreLive presenting. (Dexter Woods)

Action/Recommendation _____

- e. Update on Martin Luther King/Marcus Garvey

Action/Recommendation _____

- f. Updated on workforce activity related to the Fillmore Heritage Center. (Josephine Lee/Juanita Johnston SFRA/George Smith, Ella Hill Hutch)

Action/Recommendation _____

4. New Business

- a. Economic Revitalization – how many businesses in Western Addition A2 Redevelopment Project Area were closed by San Francisco Redevelopment Agency action and how many business have returned, or are expected to return. (Arnold Townsend, Chair)

Action/Recommendation _____

5. Staff Report

6. Members' questions and comments

7. Public comment. (Persons wishing to address the members on non-agenda, but CAC related matters.)

8. Adjournment

MEMBERS

Rev. Arnold Townsend
Chair
Barbara Meskunas
Vice Chair **

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Paul A. Hyams*
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(*) Planning &
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(**) Budget & Finance

Executive Committee:

Rev. Arnold Townsend
Barbara Meskunas
Sheryl Davis

MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE



Planning & Development Subcommittee

Thursday, May 25, 2006
6:00 p.m. to 8:00 p.m.

African American Art & Culture Complex
Nia Conference Room
762 Fulton Street, 2nd Floor
San Francisco, CA 94102

Agenda

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1. Call to order
 - a. Roll Call/Recognition of a quorum
 - b. Approval of Minutes
2. Old Business
 - a. Update on Fillmore Jazz Preservation District promotional activities – FillmoreLive presenting.

Dexter Woods, Event Coordinator presenting

Action/Recommendation: _____

- b. Update on Martin Luther King/Marcus Garvey

Michele Davis, Agency staff presenting

Action/Recommendation _____

- c. Updated on workforce activity related to the Fillmore Heritage Center.

Josephine Lee/Juanita Johnston, Agency staff presenting
George Smith, Ella Hill Hutch

Action/Recommendation: _____

- d. Reviewing and Making Recommendations on Proposed Interim Zoning Policies for the Western Addition:
- Interim Policy Prohibiting Establishments of New Off-Sale Liquor Establishments on a Portion of Fillmore Street and Divisadero Street, and;
 - Interim Formula Retail Policy

Lisa Zayas-Chien, Agency staff presenting

Action/Recommendation: _____

- e. Amending the Disposition and Development Agreement ("DDA") for "the Avenue", an assisted living facility, located at 1035 Van Ness Avenue at Myrtle Street.
- Ricky Tijani, Agency staff presenting*

Action/Recommendation _____

- f. Update on the existing Owner Participation Agreement for a development project located at 1300 Eddy Street.

Romulus Ansenloo, Agency staff presenting

Action/Recommendation: _____

3. New Business

- a. Presenting information on Tapioca Express, a business proposing to locate in the vacant located at 1522 Fillmore Street.

Ms. Jenny Lee, business operator presenting

Action/Recommendation: _____

- b. Economic Revitalization – how many businesses in Western Addition A2 Redevelopment Project Area were closed by San Francisco Redevelopment Agency action and how many business have returned, or are expected to return.

Arnold Townsend, WACAC Chair presenting:

Action/Recommendation: _____

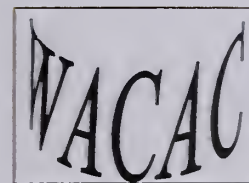
4. Staff Report

5. Members' questions and comments
6. Public comment. (Persons wishing to address the members on non-agenda, but CAC related matters.)
7. Adjournment

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MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE



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Subcommittees:
(*) Planning &
Development
(**) Budget & Finance

Executive Committee:

Rev. Arnold Townsend
Barbara Meskunas
Sheryl Davis

Planning & Development Subcommittee

Thursday, June 29, 2006
6:00 p.m. to 8:00 p.m.

African American Art & Culture Complex
Nia Conference Room, 2nd Floor
762 Fulton Street
San Francisco, CA 94102

Agenda

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1. Call to order
 - a. Recognition of a quorum
 - b. Roll call
 - c. Approval of Minutes
2. Old Business
 - a. Reviewing and making recommendations on proposed interim zoning policies for the Western Addition.
 - Interim policy prohibiting establishments of new off-sale liquor establishments on a portion of Fillmore Street and Divisadero Street, and;
 - Interim formula retail policy.

(Lisa Zayas-Chien, Senior Planner, SFRA Staff)

Action/Recommendation: _____

- b. Supporting staff's recommendation that the Agency purchase the land at 1881 Bush Street (beneath the Kokoro assisted living facility), using city-wide tax increment funds, for the appraised value of \$5 Million, and that the Agency execute a long-term ground lease for the operation of the Kokoro as a 54 unit project providing 37 units of permanently affordable assisted living for seniors of low-and-moderate income as

part of a community-based refinance and restructuring of the existing facility. (David Sobel, Senior Development Specialist)

Action/Recommendation: _____

3. New Business

- a. Authorizing a Third Amendment to the Disposition and Development Agreement with Fillmore Development Associates, LLC to modify certain terms related to the financing of the public parking garage on Agency Parcel 732-A. (Ricky Tijani, Senior Development Specialist, SFRA Staff)

Action/Recommendation: _____

- b. Authorizing a First Amendment to the Owner Participation Agreement with Kaiser Foundation Hospitals, a nonprofit corporation, to revise the schedule of performance, and to modify other provisions related to the development of a 21-unit, four-story residential apartment building located at 2139 O'Farrell Street, Assessor's Block 1101, Lot 22. Western Addition Redevelopment Area A-2. (Al Luis, Senior Development Specialist, SFRA Staff)

Action/Recommendation: _____

- 4. Staff Report
- 5. Members questions and comments
- 6. Public comment. (non-agenda, but CAC related matters)
- 7. Adjournment

MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE



Planning & Development Subcommittee

Thursday, August 24, 2006
6:00 p.m. to 8:00 p.m.

African American Arts and Cultural Center Complex
762 Fulton Street, Nia Conference Room 2nd Floor
San Francisco, CA 94102

Agenda

Opportunities for public comment are provided after presentation on each agenda item. Pursuant to the Brown Act, the CAC may limit the amount of time allocated for each speaker on particular matters.

1. Call to order
 - a. Roll Call/Recognition of a quorum
 - b. Approval of Minutes
2. Old Business
3. New Business

Safeway's proposed remodel of the store located at Webster, Fillmore and Geary on the parking lot associated with store.

Action/Recommendation: _____
4. Staff Report
5. Members questions and comments
6. Public comment. (non-agenda, but CAC related matters)
7. Adjournment

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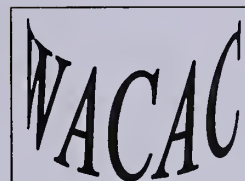
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Rev. Arnold Townsend
Barbara Meskunas
Sheryl Davis

MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE



Planning & Development Subcommittee

**Thursday, September 28, 2006
6:00 p.m. to 8:00 p.m.**

**Northern Police Station
1125 Fillmore Street
Community Conference Room
(corner of Fillmore and Turk)
San Francisco, CA 94115**

Agenda

Opportunities for public comment are provided after presentation on each agenda item. Pursuant to the Brown Act, the CAC may limit the amount of time allocated for each speaker on particular matters.

1. Call to order
 - a. Roll Call/Recognition of a quorum
 - b. Approval of Minutes
2. Old Business
None
3. New Business
 - a. Discussion on the Happy Donuts/Louisiana Fried Chicken located at 1325 Fillmore Street.

Action/Recommendation: _____

- b. Discussion on the feasibility of a Community Based Corporation managing the City-owned parking garage in the Fillmore Heritage Center in the same or similar manner as that of the Japan Center Garage.

Action/Recommendation: _____

4. Staff Report
5. Members questions and comments

DOCUMENTS DEPT.

SEP 26 2006

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6. Public comment. (non-agenda, but CAC related matters)
7. Adjournment

MEMBERS
ev. Arnold Townsend
Chair
arbara Meskunas
Vice Chair **

heryl Davis
Secretary **
stelle Crawford
ichard Hashimoto
aul A. Hyams*
andy Mori**
r. Raye Richardson
oni Richen*
almer Sessel**
eorge Smith*
harles Spencer**
loyd Trammell

Subcommittees:
(*) Planning &
Development
(*) Budget & Finance

Executive Committee:
ev. Arnold Townsend
arbara Meskunas
heryl Davis

MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE



Planning & Development Subcommittee

**Thursday, October 26, 2006
6:00 p.m. to 8:00 p.m.**

**762 Fulton Street
Nia Room
San Francisco, CA 94115**

Agenda

Opportunities for public comment are provided after presentation on each agenda item. Pursuant to the Brown Act, the CAC may limit the amount of time allocated for each speaker on particular matters.

1. Call to order
 - a. Roll Call/Recognition of a quorum
 - b. Approval of Minutes
2. Old Business
 - a. Continued discussion and consideration of Off-Sale Alcohol, and Cannabis Dispensaries located in the Western Addition A-2 Redevelopment Project Area. (Lisa Zayas-Chien)
Action Recommendation: _____
 - b. Discussion on the feasibility of a Community Based Corporation managing the City-owned parking garage in the Fillmore Heritage Center in the same or similar manner as that of the Japan Center Garage. (Rev. Arnold Townsend)
Action/Recommendation: _____
3. Staff Report
4. Members questions and comments
5. Public comment. (non-agenda, but CAC related matters)
6. Adjournment

DOCUMENTS DEPT.

OCT 24 2006

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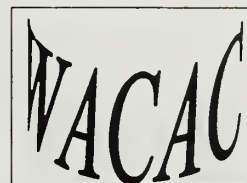
MEMBERS
Rev. Arnold Townsend
Chair
Barbara Meskunas
Vice Chair **

Sheryl Davis
Secretary **
Estelle Crawford
Richard Hashimoto
Paul A. Hyams*
Sandy Mori**
Dr. Raye Richardson
Noni Richen*
Palmer Sessel**
George Smith*
Charles Spencer**
Floyd Trammell

Subcommittees:
*) Planning &
Development
**) Budget & Finance

Executive Committee:
Rev. Arnold Townsend
Barbara Meskunas
Sheryl Davis

MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE



Planning & Development Subcommittee 6:00 p.m. to 6:30 p.m.

Monday, November 20, 2006

**Fillmore Center
1345 Fillmore Street
San Francisco, CA 94115**

Agenda

Opportunities for public comment are provided after presentation on each agenda item. Pursuant to the Brown Act, the CAC may limit the amount of time allocated for each speaker on particular matters.

*(Please note shortly following the Economic Development Subcommittee will meet
6:30 p.m. to 8:00 p.m.)*

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NOV 21 2006

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1. Call to order
 - a. Roll Call/Recognition of a quorum
2. Old Business
 - a. Discussion on the feasibility of a Community Based Corporation managing the City-owned parking garage in the Fillmore Heritage Center in the same or similar manner as that of the Japan Center Garage. (Rev. Arnold Townsend)

Action/Recommendation: _____

3. Staff Report
4. Members questions and comments
5. Public comment. (non-agenda, but CAC related matters)
6. Adjournment

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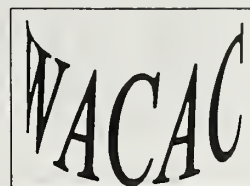
MEMBERS
Rev. Arnold Townsend
Chair
Barbara Meskunas
Vice Chair **

Sheryl Davis
Secretary **
Estelle Crawford
Richard Hashimoto
Paul A. Hyams*
Sandy Mori**
Dr. Raye Richardson
Noni Richen*
Palmer Sessel**
George Smith*
Charles Spencer**
Floyd Trammell

Subcommittees:
(*) Planning &
Development
(**) Budget & Finance

Executive Committee:
Rev. Arnold Townsend
Barbara Meskunas
Sheryl Davis

MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE



Planning & Development Subcommittee
6:00 p.m. to 8:00 p.m.

Thursday, March 22, 2007

Northern Police Station
1125 Fillmore St.
San Francisco, CA 94115
Agenda

Opportunities for public comment are provided after presentation on each agenda item. Pursuant to the Brown Act, the CAC may limit the amount of time allocated for each speaker on particular matters.

DOCUMENTS DEPT.

MAR 20 2007

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1. Call to order
a. Roll Call/Recognition of a quorum

2. Old Business

- a. Presentation by representatives of the .99 cent only store regarding the hiring practices of the business.

Action/Recommendation: _____

- b. Presentation by the representatives of Good Fortune and Wisdom regarding the hiring practices of the owners of the development.

3. New Business

- a. Presentation by representatives of the owners of the business known as B & B Pharmacy regarding the hiring practices of the business.
4. Staff Report
5. Members questions and comments
6. Public comment. (non-agenda, but CAC related matters)
7. Adjournment

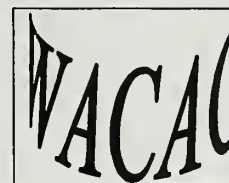
MEMBERS
Rev. Arnold Townsend
Chair
Barbara Meskunas
Vice Chair **

Sheryl Davis
Secretary **

Estelle Crawford
Richard Hashimoto*
Paul A. Hyams*
Sandy Mori **
Dr. Raye Richardson
Voni Richen*
George Smith*
Charles Spencer**
Rev. Floyd Trammell

(*) Planning &
Development
(**) Budget &
Finance

MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE



Planning & Development Subcommittee

Thursday, June 14, 2007
5:00 p.m. to 6:00 p.m.

West Bay Community Center
1290 Fillmore Street
San Francisco, CA 94115

Agenda

Opportunities for public comment are provided after presentation on each agenda item. Pursuant to the Brown Act, the CAC may limit the amount of time allocated for each speaker particular matters.

1. Call to order

- a. Roll call
- b. Recognition of a quorum
- c. Approval of Minutes

2. Old Business - none

3. New Business:

- a. Drafting a plan to develop community outreach and support for the WACAC.

Action/Recommendation: _____

- b. Discussion of Legal Support for the WACAC.

Action/Recommendation: _____

- c. Update on plans to renovate the field at Kimball Playground.

Action/Recommendation: _____

4. Report of the Chair
5. Staff report
6. Members questions and comments
7. Public comments (non-agenda, but CAC related matters)
8. Adjournment

9:00 a.m. msf
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JUN 12 2007

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MEMBERS
v. Arnold Townsend
Chair
Barbara Meskunas
Vice Chair **

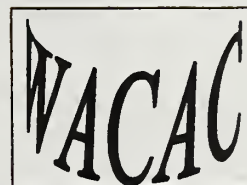
Eryl Davis
Secretary **
Stelle Crawford
Paul A. Hyams*
Andy Mori**
Raye Richardson
Mimi Richen*
George Smith*
Charles Spencer**
Doyd Trammell*

Subcommittees:
Planning &
Development
(*) Budget & Finance

Executive Committee:

v. Arnold Townsend
Barbara Meskunas
Eryl Davis

MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE



Planning & Development Subcommittee

Thursday, August 23, 2007
6:00 p.m. to 8:00 p.m.

African American Art & Culture Complex
762 Fulton Street
San Francisco, CA 94102
Nia Room

Agenda

Opportunities for public comment are provided after presentation on each agenda item. Pursuant to the Brown Act, the CAC may limit the amount of time allocated for each speaker on particular matters.

1. Call to order
 - a. Roll call
 - b. Recognition of a quorum
 - c. Approval of Minutes for May, 2007. No meeting in June, or July.
2. Old Business
 - a. Review and consideration of the draft Muni Substation Request for Proposals (RFP).
Action/Recommendation: _____
 - b. Review and consideration of Safeway's proposed plans for the exterior changes of the store facade, the proposed landscape and parking lot plans. In addition, Safeway will update the committee on the interior plans and the status of the permit application for this work.
Action/Recommendation: _____
3. New Business
 - a. Review, consideration and soliciting input on the marketing and outreach plan for Parkview Terraces, formerly Central Freeway Parcel A, related to the marketing and outreach for lease-up of the 101 units.
Action /Recommendation: _____

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AUG 21 2007

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4. Report of the Chair
5. Staff Report
6. Members questions and comments
7. Public comment. (non-agenda, but CAC related matters)
8. Adjournment

**MAYOR'S WESTERN ADDITION A-2
CITIZENS ADVISORY COMMITTEE
WACAC**

MEMBERS

Reverend Arnold Townsend
Chair
Barbara Meskunas
Vice Chair**

Sheryl Davis
Secretary**

Stella Crawford
Richard Hashimoto*
Paul Hyams*
Sandy Mori**
Raye Richardson
Noni Richen*
George Smith*
Charles Spencer**
Floyd Trammell*

Subcommittees:
(*) Planning &
Development
Budget & Finance

Executive Committee:
Reverend Arnold Townsend
Barbara Meskunas
Sheryl Davis
George Smith

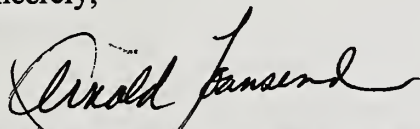
August 14, 2007

Dear Western Addition Residents and Merchants:

On Thursday, August 23, 2007, representatives of Safeway Stores will be presenting their new design for their Geary and Webster Streets store. The plans will include an exterior and interior redesign as well as a new landscaping design and a completely new parking lot.

The presentation will be made at the next Planning and Development subcommittee meeting of the Mayor's Western Addition Citizens Advisory Committee. The meeting will be held at The African American Art and Cultural Complex, located at 762 Fulton Street (near the corner of Fulton and Webster Streets). We look forward to seeing you there. Please come and let your voice be heard.

Sincerely,



Reverend Arnold Townsend, Chair
Western Addition Citizens Advisory Committee

| | |
|----------------------|---|
| Meeting: | Planning and Development subcommittee of the WACAC |
| Presentation: | Safeway's Re-design |
| Date: | Thursday, August 23, 2007 |
| Location: | African American Arts and Culture Complex 762 Fulton Street, parking available |
| Time: | 6:00 p.m. |

Donnell Armstrong
Project Manager
Western Addition A-2
South Van Ness Avenue
San Francisco, CA 94103
(415) 749-2593
Donnell.Armstrong@sfgov.org

MEMBERS

ev. Arnold Townsend
Chair
Barbara Meskunas
Vice Chair **

heryl Davis
Secretary **
stelle Crawford
aul A. Hyams*
andy Mori**
r. Raye Richardson
oni Richen*
eorge Smith*
harles Spencer**
loyd Trammell*

Subcommittees:
) Planning &
Development
) Budget & Finance

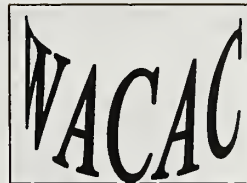
Executive Committee:

ev. Arnold Townsend
Barbara Meskunas
heryl Davis

MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE

**Planning & Development
Subcommittee
Thursday, September 20, 2007
5:30 p.m. to 6:30 p.m.**

**African American Art & Culture Complex
762 Fulton Street
San Francisco, CA 94102
3rd Floor**



Opportunities for public comment are provided after presentation on each agenda item. Pursuant to the Brown Act, the CAC may limit the amount of time allocated for each speaker on particular matters. All items listed on the agenda may be acted upon by the committee.

1. **Call to order**

- a. Roll call
- b. Recognition of a quorum
- c. Approval of Minutes

2. **Old Business**

None

3. **New Business**

- a. Review, consideration and support of the Grocery Outlet locating at 1336 Post, the former site of the Cala Food Store and waiving the Formula Retail Policy Process associated with chains locating in the Western Addition A-2 Project Area.

Action /Recommendation: _____

- b. Review, consideration and support for issuing a Solicitation for Bids to clean-up and preparation of the Muni Substation in an amount not to exceed \$5,000.

Action/Recommendation: _____

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SEP 18 2007

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Page 2. Planning and Development Subcommittee

- c. Review and consideration of The Fillmore Center's proposed plans for the renovation of the plaza located at the corner of Fillmore Street and O'Farrell Street.

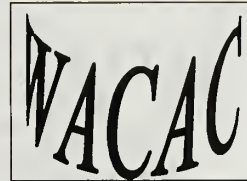
Action/Recommendation: _____

- d. Review and consideration of a proposed Ballard Parlor located at 1528 Fillmore Street between Geary and O'Farrell Streets. The business owner is proposing setting up six to eight pool tables and selling soft drinks and packaged snacks only.

Action/Recommendation: _____

- 4. Report of the Chair
- 5. Staff Report
- 6. Members' questions and comments
- 7. Public comment on non-agenda, but CAC related matters
- 8. Adjournment

**MAYOR'S WESTERN ADDITION A-2
CITIZENS ADVISORY COMMITTEE**



Opportunities for public comment are provided after presentation on each agenda item. Pursuant to the Brown Act, the CAC may limit the amount of time allocated for each speaker on particular matters. All items listed on the agenda may be acted upon by the committee.

**Planning & Development
Subcommittee
Thursday, January 24, 2008
6:00 p.m. to 8:00 p.m.**

**African American Art & Culture Complex
762 Fulton Street
San Francisco, CA 94102
1st Floor Theatre**

Agenda

1. Call to order

- a. Roll call
- b. Recognition of a quorum
- c. Approval of Minutes

2. Old Business – None

3. New Business

4.

- a. Review, consideration and support of the schematic design for 1301 Divisadero Street, a proposed 32-unit market rate homeownership development. Presenter: Agency staff Elena Branick Senior Architect

Action /Recommendation: _____

- b. Review consideration and support of the Department of Public Works proposed use of 1345 Turk Street as a Satellite yard. Presenter: DPW staff, Mohammed Nuru.

Action/Recommendation: _____

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JAN 23 2008

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- c. Review, consideration and support of community Flea Market to be located on Agency owned property located at 1345 Turk Street, and operate between the hours of 9:00 a.m. to 6:00 p.m. Monday through Saturday. Presenter: Randall Evans.

Action/Recommendation: _____

4. Report of the Chair
5. Staff Report
6. Members' questions and comments
7. Public comment on non-agenda, but CAC related matters
8. Adjournment

FYI: Any item that appears on this agenda is subject to action by the committee.

BERS
Arnold Townsend
ra Meskunas
Chair **

Davis
etary **
Crawford
Hyams*
Mori**
ichen*
Spencer**
Trammell*

Committees:
Planning &
Development
Budget & Finance
Executive Committee:

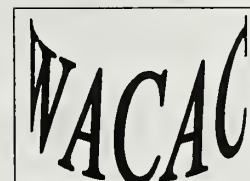
Arnold Townsend
ra Meskunas
Davis

MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE

**Planning & Development
Subcommittee
Thursday, February 28, 2008
6:00 p.m. to 8:00 p.m.**

**African American Art & Culture Complex
762 Fulton Street
San Francisco, CA 94102
2nd Floor Nia Room**

Agenda



Opportunities for public comment are provided after presentation on each agenda item. Pursuant to the Brown Act, the CAC may limit the amount of time allocated for each speaker on particular matters. All items listed on the agenda may be acted upon by the committee.

1. **Call to order**
 - a. Roll call
 - b. Recognition of a quorum

2. **Old Business – None**

3. **New Business**

- a. Review, consideration and support of an inducement resolution to issue tax exempt bonds for the Nihonmachi Terrace Family and Senior Housing Development. Presenter: Sally Oerth, SFRA staff.

Action /Recommendation: _____

- b. Review, consideration, and support for developing a dwelling unit on the basement level of an existing architecturally significant building located at 2033 Bush Street. Presenter: Van Thai Ly, Project Architect, and Saiful Abedin, Agency Architect.

Action /Recommendation: _____

DOCUMENTS DEPT.

FEB 27 2008

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The following item was referred by the Chair from the Full WACAC meeting of January 10, 2008

- c. Establishing a procedure for adding names on the Gene Suttle Plaza. Presenter: Rev. Arnold Townsend.

Action/Recommendation: _____

- 4. Report of the Chair
- 5. Staff Report
- 6. Members' questions and comments
- 7. Public comment on non-agenda, but CAC related matters
- 8. Adjournment

FYI: Any item that appears on this agenda is subject to action by the committee.

MEMBERS
Re: Arnold Townsend
Chair
Barbara Meskunas
Vice Chair **

Shel Davis
Secretary **
Leslie Crawford
Pat A. Hyams*
Sally Mori**
No. Richen*
Charles Spencer**
Fleeta Trammell*

Subcommittees:
(*) Planning &
Development
(**) Budget & Finance

Executive Committee:

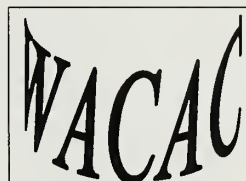
Re: Arnold Townsend
Barbara Meskunas
Shel Davis

MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE

**Planning & Development
Subcommittee
Thursday, March 27, 2008
6:00 p.m. to 8:00 p.m.**

HAS BEEN

CANCELLED



Opportunities for
public comment are
provided after
presentation on
each agenda item.
Pursuant to the
Brown Act, the
CAC may limit the
amount of time
allocated for each
speaker on
particular matters.
All items listed on
the agenda may be
acted upon by the
committee.

THE MEETING HAS BEEN RESCHEDULED TO

**Thursday, April 3, 2008
6:00 p.m. to 8:00 p.m.**

**African American Art & Culture Complex
762 Fulton Street
San Francisco, CA 94102
3rd Floor Hall of Culture Room**

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MAR 25 2008

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MEMBERS
Arnold Townsend
Chair
Ara Meskunas
Chair **

David
Secretary **
Crawford
A. Hyams*
Mori**
Richen*
Spencer**
Trammell*

Committees:
Planning &
Development
Budget & Finance

Executive Committee:

Arnold Townsend
Ara Meskunas
David

MAYOR'S WESTERN ADDITION A-2 CITIZENS ADVISORY COMMITTEE

**Planning & Development
Subcommittee
Thursday, April 3, 2008
6:30 p.m. to 8:00 p.m.**

**African American Art & Culture Complex
762 Fulton Street
San Francisco, CA 94102
3rd Floor Hall of Culture Room**

Agenda

1. **Call to order**
 - a. Roll call
 - b. Recognition of a quorum
 - c. Approval of Minutes

2. **Old Business – None**

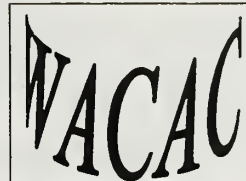
3. **New Business**

- a. Update on a proposal to locate a kiosk licensed to Starbucks Coffee inside the Safeway Store at 1335 Webster Street and on the status of the community review process pursuant to the Agency's Formula Retail Policy. Presenter: Christine Maher, Development Specialist, SFRA

Action /Recommendation: _____

- b. Review, consideration and support of the schematic design for 1450 Franklin Street. Presenters: Andres Grechi, MBH Architect of the Project, and Christine Maher, Agency staff.

Action /Recommendation: _____



Opportunities for public comment are provided after presentation on each agenda item. Pursuant to the Brown Act, the CAC may limit the amount of time allocated for each speaker on particular matters. All items listed on the agenda may be acted upon by the committee.

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APR - 1 2008

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- c. Review, consideration and support for a proposed business, Brooklyn Circus, and its façade improvement, which would be located at 1521 Fillmore Street. Presenter: Terry Lofrano, Project Architect from AXIS.

Action /Recommendation: _____

- d. Introduction for a proposed business called Bruno's Italian Cuisine restaurant in the Fillmore Center, which would be located at 1395 Fillmore Street. Presenters: Claudius Oliviera.

Action /Recommendation: _____

The following item was referred by the Chair from the Full WACAC meeting of January 10, 2008

- e. Establishing a procedure for adding names on the Gene Suttle Plaza. Presenter: Rev. Arnold Townsend.

Action /Recommendation: _____

4. Report of the Chair
5. Staff Report
6. Members' questions and comments
7. Public comment on non-agenda, but CAC related matters
8. Adjournment

FYI: Any item that appears on this agenda is subject to action by the committee.

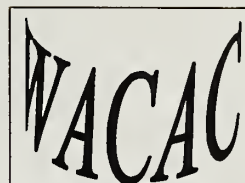
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**MAYOR'S WESTERN ADDITION A-2
CITIZENS ADVISORY COMMITTEE**

**Planning & Development
Subcommittee
Thursday, May 22, 2008
6:00 p.m. to 8:00 p.m.**

HAS BEEN

CANCELLED



Opportunities for public comment are provided after presentation on each agenda item. Pursuant to the Brown Act, the CAC may limit the amount of time allocated for each speaker on particular matters. All items listed on the agenda may be acted upon by the committee.

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MAY 22 2008

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